

SUBJECT TO:

All general and special taxes for the fiscal year 1948-49
a lien not yet payable.
conditions, restrictions, reservations, covenants, easements,
rights and rights of way, of record, if any.
Also restricting the grantee, his heirs and assigns from
erecting any building on the within described land at a
point southerly of the seaward elevation of the Residence now
located on the property adjoining westerly.

Dated: July 19, 1948

D. F. Sareussen

STATE OF CALIFORNIA
COUNTY OF

Los Angeles

89.

On July 20, 1948
before me, the undersigned, a Notary Public in
and for said County and State, personally appeared
N. F. SAREUSSEN

known to me to be the person whose name is
subscribed to the within instrument and acknowledged that
she executed the same.
WITNESS my hand and official seal.

(Seal)

[Signature]
Notary Public in and for said County and State.

SPACE BELOW FOR RECORDER'S USE ONLY

DOCUMENT NO. 441
RECORDED AT REQUEST OF
TITLE INSURANCE & TRUST CO.

AUG 20 1948 AT 8 A.M.

IN OFFICIAL RECORDS
County of Los Angeles, California

For \$
MA-ME B. BEATTY, County Recorder

By _____ Deputy

441

180/67

MPs IN THIS SPACE

Grant Deed

Form 108 Rev. 10-47

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

Affix I. R. S. \$

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

W. F. SAREUSSEN, an unmarried woman,

, do es hereby

GRANT to LESLIE FENTON, unmarried man

the real property in the
State of California, described as:

County of Los Angeles

A portion of Lot 5 in Section 31, Township 1 South Range 16 West S. B. B. & M. lying Southerly of the Southerly line of the Pacific Coast Highway as said Southerly line was established on January 1, 1945, said parcel being more particularly described as follows:

Beginning at a point in the Southerly line of said Pacific Coast Highway which bears South 23° 44' 00" East 40 feet from Engineer's centerline Station 100 plus 22.08 at the Easterly extremity of that certain centerline course of said Highway described as North 66° 16' 00" East 670.60 feet in the deed from Southern Counties Land Co. to the State of California, recorded in Book 11716 Page 337, Official Records of Los Angeles County and Easterly along a curve concave to the South and having a radius of 1210 feet being also tangent to the Southerly line of said Pacific Coast Highway a distance of 306 feet to the point of beginning; thence continuing along said curve a distance of 50 feet; thence South 8° 24' 58" East 113 feet, more or less to a point in the ordinary high tide line of the Pacific Ocean as found by survey on April 17, 1947; thence Westerly along said tide line to the intersection of said tide line with that line which bears South 9° 47' 15" East from the point of beginning; thence North 9° 47' 16" West along said 120 feet, more or less, to said point of beginning.

RESERVING therefrom an easement 4 feet in width lying adjacent to and Southerly of the Southerly line of the above described parcel for the purpose of installing and maintaining water pipes and utilities.

EXCEPT any portion of said land lying outside the patent lines of said Lot 5, as such lines existed at the time of issuance of the patent therefor which was not formed by the deposit of alluvion from natural causes and by imperceptible degrees.

STATE OF CALIFORNIA
COUNTY OF

Los Angeles

SS.

On July 26, 1948
before me, the undersigned, a Notary Public in
and for said County and State, personally appeared
W. F. SAREUSSEN

known to me to be the person whose name is
subscribed to the within instrument and acknowledged that
she executed the same.

WITNESS my hand and official seal.

(Seal)

Notary Public in and for said County and State.

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NAME B. BEATTY, County Recorder

By Deputy

441

180/617



TITLE INSURANCE AND TRUST COMPANY

KERN COUNTY
1715 CHESTER AVENUE, BAKERSFIELD

RIVERSIDE COUNTY
3940 MAIN STREET, RIVERSIDE

SAN DIEGO COUNTY
1028 SECOND AVENUE, SAN DIEGO 12

SAN LUIS OBISPO COUNTY
777 HIGHWAY STREET, SAN LUIS OBISPO

SANTA BARBARA COUNTY
920 STATE STREET, SANTA BARBARA

TULARE COUNTY
204 WEST MAIN STREET, VISALIA

VENTURA COUNTY
471 EAST MAIN STREET, VENTURA

Instrument No.

Title Order No. 7868744

Escrow or Loan No. 56-5779

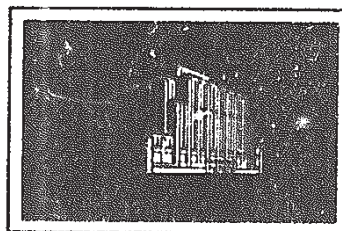
Recorded at the request of:

WHEN RECORDED MAIL TO

Mr. Lealia Fenton
c/o Beverly Management Corp.
400 N. Camden Drive

Beverly Hills, Calif.

ATTN: Mr. Trezona



TITLE INSURANCE AND TRUST COMPANY

INCORPORATED 1893
HOME OFFICE
433 SOUTH SPRING STREET, LOS ANGELES 13
U. S. A.